

Normal, Illinois / Downtown Renewal Projects

CONSTITUTION BLVD.

New boulevard connection to arterial streets from Mulberry to Central Roundabout; trail occupies landscaped median

100,000 SQ. FT. MIXED USE

BROADWAY ST.

Extend landscaped median north of railroad tracks to College Ave.

FELL ST.

Widen Fell St. between North and Beaufort to Boulevard dimensions

150 ROOM FULL SERVICE HOTEL WITH 15,000 S.F. CONFERENCE CENTER

500 CAR PUBLIC PARKING DECK

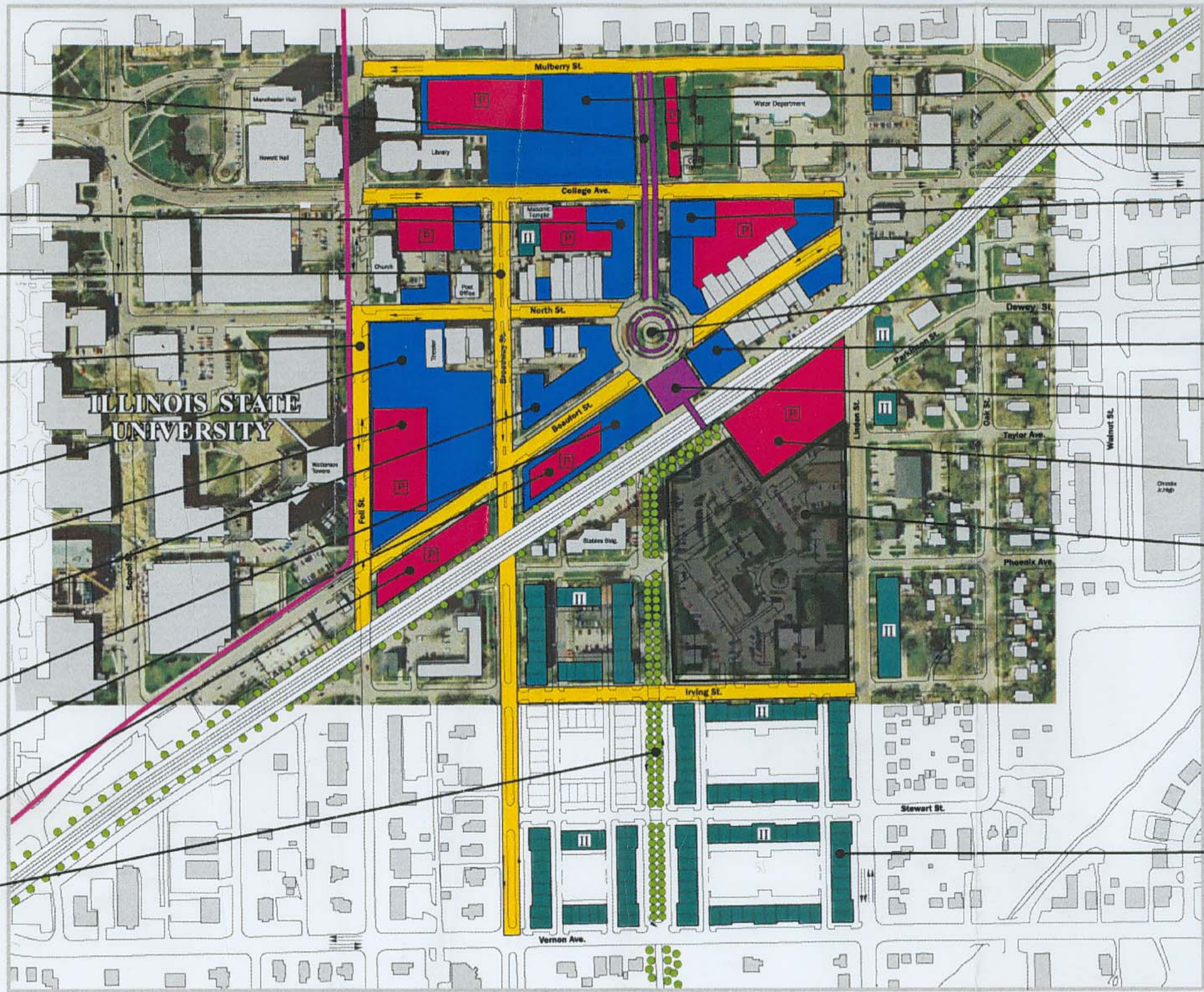
120,000 SQ. FT. OFFICE & RETAIL

MULTI MODAL TRANSPORTATION FACILITY

360 CAR PARKING DECK

SURFACE PUBLIC PARKING

CONSTITUTION TRAIL
Bicycle & walking trail from Central Roundabout to Vernon



MIXED USE INCLUDING PUBLIC PARKING

70 SPACE SURFACE PUBLIC PARKING

120,000 SQ. FT. MIXED USE

CENTRAL ROUNDABOUT

Fountain and gathering space at the center of the retail district

CHILDREN'S MUSEUM

GATEWAY PLAZA

Public Plaza for multiple uses

SURFACE PUBLIC PARKING

GOVERNMENT CAMPUS

THROUGHOUT DOWNTOWN:

Housing Above Retail -
(avg. 1,500 s.f. per unit)
300 condominium/ apartment units on upper floors
(450,000 s.f. total)

All Streets, Sidewalks and Curbs to be Improved

ATTACHED TOWNHOUSES
300 units along the new Constitution Trail
(2,000 s.f. per unit)

LEGEND

- Road Improvements
- New mixed-use buildings
- Existing buildings
- New government campus
- Illinois State University
- New public parking
- Potential future development
- New plaza, roundabout & boulevard

